



During the membership year 6/74 to 6/75, in addition to security, the CPTSA Executive Committee has concerned itself with other areas of tenant interest. The committee has concerned itself with the improvement of the quality of life for all Colonnade residents and it has served as a liaison between management and tenants in effecting this goal.

The keynote for this year was INVOLVEMENT. And indeed, many, many residents have become more involved with our Colonnade community. Increased awareness of tenant responsibility has helped improve the betterment of apartment living for many.

There is much to remember and build upon for the future.

The discovery of many talented and concerned Colonnaders was illustrated by the success of the Halloween Party for Colonnade children. More than 100 assorted costumed residents to age 12, and a number of parents were present. The (Newark) STAR-LEDGER newspaper coverage revived many memories long after the last costume had been put away. Many teen and adult volunteers, Francis the Magician (a Colonnader), the Security Guard Service, residents and neighbors worked hard to make it an enjoyable evening. A "vandal-free" Halloween night for cars parked in our parking lots was possible only through the combined efforts of voluntary tenant patrols, the Colonnade Security Guard Service, and the Newark Police Department.

In December, the echo of the a capella golden tones of the American Boys Chorus is also a memory. We thank another Colonnader, James McCarthy, Director of the Chorus, for sharing his talents with residents at the CPTSA sponsored HOLIDAY CAROL SING.

As the new year flexed its February muscles, the CPTSA sponsored five (5) separate Plant Workshops under the direction of Amy Greene of the Center for Environmental Studies. A total of 126 residents signed up for this activity. The groups were purposely kept small at the request of Ms. Greene so that individual questions and exchange could take place. From this interest of so many plant loving Colonnaders, grew the present HOUSE PLANT MEET.

The publication of the newsletter has been a prime vehicle by which you have been kept informed: on questions about apartment living, profiles, calendar of events, consumer awareness; on SECURITY--action taken on matters presented to management, protecting your car, apartment living security tips; on membership information; on reminders--dogs, parking, bicycles; and on SECURITY, SECURITY, SECURITY.

**FIRES:** The incidence of fires in the incinerators of C and D buildings has greatly abated. Management did not ignore this serious situation and fully informed tenants, at the request of the CPTSA, on what action was being taken to protect residents.

A special general meeting was called by CPTSA for residents of C and D buildings on April 17th to calm the growing hysteria and reassure tenants that management was on the job and doing something about the crisis. CPTSA asked for cooperation in following the suggestions of management and staff and gave tenants an opportunity to offer constructive suggestions to deal with the problem.

A letter to tenants from Mr. Rizzo, Manager, was read, outlining in detail steps management had taken. Copies of the letter were later sent to C and D building residents by management. After many suggestions and much discussion, it was decided that:

1. Since the problem of the incinerator fires could occur on any floor, it would be most effective if tenants on each floor would assume some individual responsibility for what was happening on his or her own floor.
2. Since there were 22 floors in each building it would be feasible to organize the two buildings for this purpose. The President asked for a volunteer to coordinate this activity for each building. Ed Andrade volunteered for D building, and Mary Collings volunteered for C building. Several persons volunteered to serve on the committees.

Both committees have encountered the usual organizational growing pains.

Building C Committee under Mary Collings has been slowed by insufficient tenant representation, but plans another meeting in the near future.

Building D Committee under Ed Andrade's leadership is struggling with problems of identification and focus, and has indicated to members of CPTSA that the residents he met with in D building are unwilling to work on D building organization as agreed at the CPTSA meeting; and that D building residents prefer to create a separate organization hereafter known as the "D Building

(more)

- Improvement Committee," which will concern itself only with D building problems and program.

In view of this unexpected turn of events, CPTSA would like to let it be known to all tenants in D building that it disapproves of this action, and to clarify its position in the matter. We wish to point out:

1. That the objective with which the committee was asked to concern itself, has been totally obscured and ignored.
2. That the necessity for a separate organization does not exist. With the election date so near (JUNE 5), we question why the election cannot be used as the orderly process for making any programmatic changes.
3. That the manner in which the division brought about by some of the D building tenants raises questions as to the wisdom of this specific approach as the only way to initiate new ideas.

In all of our activities this year, the primary focus has been to protect the rights of our residents as set forth in our Security Agreement with management, and to immediately voice dissatisfaction when violations or negligence was indicated. Many new tenants are not aware of CPTSA's long legal struggle through the courts which resulted in the judicial decision ordering management to provide a specific quality of security which we now enjoy.

Your letters to the CPTSA mailbox(COFFEE SHOP-D Bldg.) regarding resident/management problems have echoed your concern for improving the quality of life within our community. We also thank you for your many suggestions and compliments and for the opportunity to represent you this year.

The annual CPTSA general meeting is THURSDAY, JUNE 5, 1975-(vacant apt. C 2201) 8:00p.m. Election of officers will be held. Effective and responsible leadership is the only means by which the CPTSA will maintain the many gains made since its inception, especially in the area of SECURITY. The legal Security Agreement between the CPTSA and Management helps maintain the assurance of continued security.

---

"LITTLE FOLKS".....A CPTSA sponsored parents group of children ages 0 to 5 has been formed. The purpose of the group is to develop activities and trips for the children, and perhaps share ideas about parenting, and focus on problem areas particular to the Colonnades. The first activity was an Easter Egg Hunt, March 28th. The tots were surprised with gayly colored eggs presented to them by a pretty little "bunny" from D building, 9-year-old Elizabeth Bopp. Little Folks went on a Saturday trip to the Newark Museum for a live animal talk and puppet show April 12th. On April 16th and May 21st the group attended a story hour at the neighborhood branch of the Newark Public Library. Little Folks has also concerned itself with the condition of the playground, and advised management about broken glass, damaged swings, the condition of the sandbox, and general maintenance of the play area. Management's response was very positive, and with the exception of painting the concrete cylinders, all requests are being acted upon. The group is planning other activities, and welcomes all suggestions and volunteers. All children attending activities must be accompanied by a parent. Watch bulletin boards for announcements. Susan Sumner (C bldg.) and Gwen French (D bldg.) are co-chairpersons.

SCOUTING...Boy Scout Meeting MONDAYS 7:00p.m.(vacant apt. C2201). Louis Alexander(C10C7) is the Scoutmaster. Boys and parents are invited to register now. Watch bulletin boards....Getting started is the hardest part.... hang in there fellas!!

---

INDOOR GARDENERS NOTE.  
Colonnaders with green thumbs, purple thumbs, and all thumbs, are invited to attend the CPTSA sponsored HOUSE PLANT MEET Tuesday evenings. Topics run the gamut of the after-dinner-gardener's interests: repotting, propagation, leaf identification(bring your own leaf), vegetable growing, exotic plants, etc. Many residents find the exchange of information regarding growing conditions of the various light exposures peculiar to Colonnade Park, excellent. An A building resident with a northern exposure forces his bulbs in the vent. A C building resident with eastern exposure has been very successful with lettuce and strawberries. Is your cat eating your plants? Come to the plant sessions and find out how you can grow an alternative treat for your cat and keep your plants too. Also find out which plants are toxic to children and pets.

HOUSE PLANT MEET...TUESDAYS 8:00p.m.(vacant apt. c2201) or, if previously arranged, a resident's apartment. For information contact: Lorraine Garry (tel.# 483-7960) chairperson.

# NOTICE

Annual CPTSA general Meeting  
THURSDAY JUNE 5, 1975  
8:00p.m. (vacant apt. C2201)

(more)

Have you noticed?....

The ceiling in D building lobby has been repaired and the walls washed...  
 The lobby chairs in D building have been removed for repairs.

The parking lot gate (C&D) has been repaired, re-repaired and repaired again...

The floor tiles in building lobbies have been mechanically scraped and cleaned...

Repairs and clean-up of the playground has begun...

The laundry room has been painted and maintenance has been instructed to wash and clean off the surface of all machinery in the laundry room at least once a week...

Spring clean-up of the grounds has commenced and all new shrubs planted...

Temporary repair has been made on the entrance driveway(C&D)...(a waiting period is necessary for the ground to settle.)

New fencing will be put up around the parking lot...

And the Last Word (ALMOST).... DID YOU KNOW.....

That you must keep your dog on a leash when entering or leaving the buildings and in the elevators?

That bicycles should not be brought into the buildings through the main lobbies? (PLEASE use basement/rear entrances.) That cyclers should not ride bicycles on the promenades?

That you should not play ball or practice tennis volleys on the promenades?

That as a courtesy to your neighbors and friends, it would be most gracious if you did not smoke in the elevators?

---

EDITOR'S NOTE: This is the ninth and final newsletter for this fiscal year. The publication of the newsletter and the expenses of our other activities have been made possible by the contribution of \$1.00 memberships by 365 residents of A, B, C, and D buildings, as well as a lot of man and woman hours of CPTSA members and volunteers. We thank you for your support.  
 .....C.W.